

PROPERTY LOCATION

No	Alt No	Direction/Street/City
8	-10	HENDERSON ST, ARLINGTON

OWNERSHIP

Owner 1:	HENDERSON ST PROPERTIES LLC		
Owner 2:			
Owner 3:			
Street 1:	12 BREWSTER RD		
Street 2:			
Twn/City:	FRAMINGHAM		
St/Prov:	MA	Cntry	Own Occ: N
Postal:	01701	Type:	

PREVIOUS OWNER

Owner 1:	DIEB AMMAR M -		
Owner 2:	-		
Street 1:	11 PRICE ST		
Twn/City:	HOPKINTON		
St/Prov:	MA	Cntry	
Postal:	01748		

NARRATIVE DESCRIPTION

This parcel contains .123 Sq. Ft. of land mainly classified as Three Fam. with a Multi-Garden Building built about 1870, having primarily Asbestos Exterior and 3479 Square Feet, with 3 Units, 3 Baths, 0 3/4 Bath, 0 HalfBath, 15 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B1	NEIGH OFFI	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.12339	Total SF/SM:	5375	Parcel LUC:	105	Three Fam.	Prime NB Desc	ARLINGTON	Total:	465,002	Spl Credit	Total:	465,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD

ARLINGTON

APPRAISED:

USE VALUE:

ASSESSED:

Total Card /

Total Parcel

1,118,400

1,118,400

1,118,400



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	15110
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

ACTIVITY INFORMATION

Date	Result	By	Name
7/21/2017	MEAS&NOTICE	HS	Hanne S
6/13/2005	Permit Visit	BR	B Rossignol
2/5/2000	Missed Appt.	264	PATRIOT
9/29/1999	Mailer Sent		
9/29/1999	Measured	263	PATRIOT
11/1/1981		CM	

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
105	5375.000	653,400		465,000	1,118,400		15110
							GIS Ref
Total Card	0.123	653,400		465,000	1,118,400	Entered Lot Size	GIS Ref
Total Parcel	0.123	653,400		465,000	1,118,400	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		321.47	/Parcel: 321.47	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date			
2022	105	FV	653,400	0	5,375.	465,000	1,118,400		Year end	12/23/2021	PRINT		
2021	105	FV	624,500	0	5,375.	465,000	1,089,500		Year End Roll	12/10/2020		Date	Time
2020	105	FV	624,600	0	5,375.	465,000	1,089,600	1,089,600	Year End Roll	12/18/2019		12/29/21	20:45:45
2019	105	FV	459,000	0	5,375.	494,100	953,100	953,100	Year End Roll	1/3/2019	LAST REV		
2018	105	FV	459,000	0	5,375.	360,400	819,400	819,400	Year End Roll	12/20/2017		Date	Time
2017	105	FV	431,400	0	5,375.	313,900	745,300	745,300	Year End Roll	1/3/2017		08/22/17	08:32:22
2016	105	FV	431,400	0	5,375.	267,400	698,800	698,800	Year End	1/4/2016			
2015	105	FV	386,100	0	5,375.	261,600	647,700	647,700	Year End Roll	12/11/2014		ekelly	

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

